

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Islip

State: NY

PJ's Total HOME Allocation Received: \$13,675,819

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 28			
% of Funds Committed	87.48 %	90.91 %	25	90.66 %	27	27	
% of Funds Disbursed	70.05 %	75.03 %	27	81.06 %	13	9	
Leveraging Ratio for Rental Activities	7.03	2.15	1	4.62	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	98.04 %	72.62 %	11	81.27 %	43	55	
% of Completed CHDO Disbursements to All CHDO Reservations***	49.51 %	69.28 %	25	68.23 %	21	19	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	80.77 %	80.26 %	16	79.86 %	40	40	
% of 0-30% AMI Renters to All Renters***	46.15 %	49.29 %	10	44.82 %	49	52	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	88.46 %	95.91 %	21	94.65 %	15	15	
Overall Ranking:			In State:	18 / 28	Nationally:	47 43	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$67,239	\$50,915		\$25,419	26 Units	33.80 %	
Homebuyer Unit	\$78,343	\$15,005		\$14,530	51 Units	66.20 %	
Homeowner-Rehab Unit	\$0	\$11,843		\$20,251	0 Units	0.00 %	
TBRA Unit	\$0	\$4,623		\$3,156	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Islip NY

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$539,656	\$80,744	\$0
State:*	\$102,090	\$92,600	\$16,119
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.3 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.19

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	43.5	25.7	0.0	0.0
Black/African American:	43.5	34.3	0.0	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	13.0	40.0	0.0	0.0
----------	--	--	---	---

HOUSEHOLD SIZE:

1 Person:	13.0	0.0	0.0	0.0
2 Persons:	17.4	20.0	0.0	0.0
3 Persons:	17.4	45.7	0.0	0.0
4 Persons:	13.0	20.0	0.0	0.0
5 Persons:	8.7	11.4	0.0	0.0
6 Persons:	0.0	2.9	0.0	0.0
7 Persons:	21.7	0.0	0.0	0.0
8 or more Persons:	8.7	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	34.8	0.0	0.0	0.0
Elderly:	21.7	0.0	0.0	0.0
Related/Single Parent:	8.7	51.4	0.0	0.0
Related/Two Parent:	34.8	48.6	0.0	0.0
Other:	0.0	0.0	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	52.2	0.0 [#]
HOME TBRA:	0.0	
Other:	39.1	
No Assistance:	8.7	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

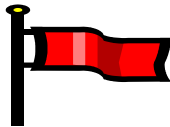
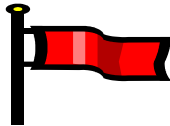
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Islip State: NY Group Rank: 47
(Percentile)
State Rank: 18 / 28 PJs Overall Rank: 43
(Percentile)
Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	98.04	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	49.51	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.77	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	88.46	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	4.7	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

